

137.0

0003

0009.B

Map

Block

Lot

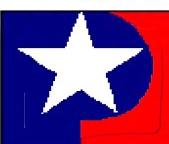
1 of 1
CARDResidential
ARLINGTON

Total Card / Total Parcel

APPRAISED: 3,301,400 / 3,301,400

USE VALUE: 3,301,400 / 3,301,400

ASSESSED: 3,301,400 / 3,301,400



PROPERTY LOCATION

No	Alt No	Direction/Street/City
24		STONY BROOK RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: BERCHICCI GIULIANA	
Owner 2:	
Owner 3:	

Street 1: 24 STONY BROOK RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: SPENCER BRADFORD/VICTORIA -

Owner 2: -

Street 1: 24 STONY BROOK RD

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains .592 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1941, having primarily Stucco Exterior and 8356 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 2 HalfBaths, 11 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		25768	Sq. Ft.	Site			0	90.	0.50	10									1,159,560						1,159,600	

IN PROCESS APPRAISAL SUMMARY

Use Code							Land Size		Building Value		Yard Items		Land Value		Total Value		Legal Description				User Acct	
101							25768.000		2,141,000		800		1,159,600		3,301,400						88078	
																					GIS Ref	
																					GIS Ref	
																					Insp Date	
																					09/01/17	

!10628!

USER DEFINED

Prior Id # 1:	88078
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
LAST REV	
Date	Time
12/30/21	11:03:43
mmcmakin	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	2,141,000	800	25,768.	1,159,600	3,301,400		Year end	12/23/2021
2021	101	FV	2,073,500	800	25,768.	1,159,600	3,233,900		Year End Roll	12/10/2020
2020	101	FV	2,072,300	800	25,768.	1,159,600	3,232,700	3,232,700	Year End Roll	12/18/2019
2019	101	FV	1,798,200	800	25,768.	1,224,000	3,023,000	3,023,000	Year End Roll	1/3/2019
2018	101	FV	1,798,200	800	25,768.	901,900	2,700,900	2,700,900	Year End Roll	12/20/2017
2017	101	FV	1,798,200	800	25,768.	863,200	2,662,200	2,662,200	Year End Roll	1/3/2017
2016	101	FV	1,798,200	800	25,768.	798,800	2,597,800	2,597,800	Year End	1/4/2016
2015	101	FV	1,752,000	800	25,768.	670,000	2,422,800	2,422,800	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SPENCER BRADFO	41947-202		2/3/2004	Change>Sale	1,350,000	No	No	Edward W Takacs dod 3/24/2019	
KAHN ALVIN	33059-594		6/15/2001		1,000,000	No	No		
KAHN ALVIN	28416-489		4/7/1998	Family		1	No	A	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/16/2009	594	Manual	10,000			G7	GR FY07	3 CAR GAR, FAM RM,
3/10/2005	143	Addition	700,000			G6	GR FY06	& previous additio
10/19/2004	1018	Foundati	15,000					
10/1/2004	954	Demo gar	10,000					
9/18/2004	848	Re-Roof	10,000					
8/19/2004	756	Demoliti	10,000					demo kitchen/bath

ACTIVITY INFORMATION

Date	Result	By	Name
10/23/2019	Mail Update	JO	Jenny O
9/1/2017	MEAS&NOTICE	HS	Hanne S
2/17/2009	Measured	372	PATRIOT
1/19/2006	Inspected	BR	B Rossignol
9/22/2005	Inspected	BR	B Rossignol
6/30/2005	Permit Visit	BR	B Rossignol
4/8/2005	Fieldrev-Chg	BR	B Rossignol
6/5/2004	MLS	MM	Mary M
11/5/1999	Meas/Inspect	263	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA _____/_____/_____

